

ORIGINAL SHEET - ARCH D

FOR CONSTRUCTION DETAILS NOT SHOWN ON PLANS, REFERENCE SHALL BE MADE TO THE ONTARIO PROVINCIAL STANDARDS DRAWINGS AND CITY OF OTTAWA

3. SERVICES TO BUILDINGS TO BE TERMINATED 1.0m FROM THE FACE OF BUILDING UNLESS OTHERWISE NOTED.

4. THE CONTRACTOR IS TO PROVIDE CCTV CAMERA INSPECTIONS OF ALL SANITARY AND STORM SEWERS, INCLUDING PICTORIAL REPORT, ONE (1) CD COPY AND TWO (2) VIDEO TAPES IN A FORMAT SATISFACTORY TO THE ENGINEER. ALL SEWERS ARE TO BE FLUSHED PRIOR TO CAMERA INSPECTION. ASPHALT WEAR COURSE SHALL NOT BE PLACED UNTIL THE VIDEO INSPECTION OF SEWERS & NECESSARY REPAIRS HAVE BEEN CARRIED OUT TO THE SATISFACTION OF THE CONSULTANT.

CONTRACTOR SHALL PERFORM LEAKAGE TESTING, IN THE PRESENCE OF THE CONSULTANT, FOR SANITARY SEWERS IN ACCORDANCE WITH OPSS 410 AND OPSS 407. A COPY OF THE INSPECTION REPORT SHALL BE SUBMITTED TO THE CONSULTANT FOR REVIEW.

8. STORM SERVICE CONNECTION AS PER CITY STD DWG 11.2, SANITARY SERVICE CONNECTION AS PER CITY STD DWG \$11.

2. ALL DISTURBED GRASSED AREAS SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER, WITH SOD ON MIN. 100mm TOPSOIL. THE RELOCATION OF TREES AND SHRUBS SHALL BE SUBJECT TO APPROVAL BY THE PROJECT LANDSCAPE ARCHITECT OR ENGINEER.

3. INSPECTIONS: ALL WORK ON THE MUNICIPAL RIGHT OF WAY AND EASEMENTS TO BE INSPECTED BY THE MUNICIPALITY PRIOR TO BACKFILLING. ALL WORK RELATING TO WATERMAINS AND SEWERS TO BE INSPECTED BY THE MUNICIPALITY WHEN REQUIRED.

CONTRACTOR TO OBTAIN A ROAD OCCUPANCY PERMIT 48 HOURS PRIOR TO COMMENCING ANY WORK WITHIN THE MUNICIPAL ROAD ALLOWANCE IF REQUIRE

ALL NECESSARY CLEARING AND GRUBBING SHALL BE COMPLETED BY THE CONTRACTOR. REVIEW WITH DEVELOPER AND THE CITY OF OTTAWA PRIOR TO TREE

SUB-EXCAVATE SOFT AREAS & FILL WITH GRANULAR 'B' COMPACTED IN 0.15m LAYERS.

NO ALTERATION TO EXISTING GRADES OR DRAINAGE PATTERN ON PROPERTY LINE MAY BE MADE WHERE NO PERMISSION TO ENTER ADJACENT PROPERTY EXISTS. 10. ALL TREES ON THE RIGHT-OF-WAY ARE TO BE MAINTAINED BEFORE AND AFTER CONSTRUCTION AND ALL TREES WITHIN THE PROPERTY SHALL BE PROTECTED AS PER 'MUNICIPAL TREES AND NATURAL AREAS PROTECTION BY-LAWS' AND 'URBAN TREES CONSERVATION BY-LAW'.

11. NO EXCESS DRAINAGE TO BE DIRECTED TO NEIGHBOURING PROPERTIES EITHER BEFORE OR AFTER CONSTRUCTION.



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Legend

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EXISTING SANITARY SEWER EXISTING STORM SEWER EXISTING WATERMAIN EXISTING CATCHBASIN EXISTING GAS MAIN EXISTING OVERHEAD HYDRO EXISTING UTILITY POLE

EXISTING DEPRESSED CURB EXISTING TREE DRIP LINE EXISTING FIRE HYDRANT

ORIGINAL GROUND

PROPOSED ELEVATION

DIRECTION & PERCENT FLOW PROPOSED LOT BOUNDARY ELEVATION

EXISTING ELEVATION AT LOT BOUNDARY FINISHED SECOND FLOOR ELEVATION

TOP OF FOUNDATION WALL UNDER SIDE OF FOOTING

NUMBER OF RISERS

TERRACING 3:1 SLOPE MAXIMUM (UNLESS OTHERWISE SHOWN)

PROPOSED TOP OF RETAINING WALL PROPOSED BOTTOM OF RETAINING WALL

PROPOSED DITCH

DIRECTION OF OVERLAND FLOW

PROPOSED BARRIER CURB

PROPOSED SERVICES

- ---- ---- 100mmø storm service pvc sdr 28 @ 1.0% min 135mmø sanitary service pvc sdr 28 @ 1.0% min _____ 19mmØ TYPE 'K' COPPER WATER SERVICE

Notes

- SERVICE CONNECTION TO EXISTING WATERMAIN TO BE COMPLETED BY CITY FORCES; EXCAVATION, BACKFILL AND RE-INSTATEMENT BY CONTRACTOR.
- TOPOGRAPHIC SURVEY AND BENCHMARK COMPLETED BY ANNIS, O'SULLIVAN, VOLLEBEKK LTD, DATED AUG 14, 2020.
- SITE PLAN PREPARED BY BRENT KELLY DESIGN SERVICES, DATED FEBRUARY 3, 2021.
- 4. GEOTECHNICAL REPORT TO BE CONFIRMED.
- THE LOCATION OF UTILITIES IS APPROXIMATE ONLY AND THE EXACT LOCATION SHOULD 3e determined by consulting the municipal authorities and utility companies CONCERNED. THE CONTRACTOR SHALL PROVE THE LOCATION OF UTILITIES AND SHALL BE RESPONSIBLE FOR THEIR PROTECTION AND THE IMPLEMENTATION OF ANY NECESSARY PROCEDURES CALLED FOR IN THE APPROPRIATE STANDARDS AND REGULATIONS.

	APPROVED	REFUSED		
1	THIS DAY C	DF, 20		
LILY XU, WICH, RPP, MANAGER				
DEVELOPMENT REVIEW SOUTH				

2	REVISED PER CITY COMMENTS	DC	KK	21.02.03
1	ISSUED FOR REVIEW	JP	KK	20.09.25
Re	evision	Ву	Appd.	YY.MM.DD
File	Name: 160401588-DB J	Р КК	JP	20.09.16

Dwn. Chkd. Dsgn. YY.MM.DD

Permit-Seal

Client/Project

MR JOHN RUSSO

SEMI-DETACHED DWELLING 1707 FISHER AVENUE OTTAWA, ONTARIO

Title

SITE SERVICING AND GRADING PLAN





O MH-T T\G=86.60

